PREPARED BY R. SPENCER HAMLIN, ATTORNEY AT LAW
ASHLAND CITY, TENNESSEE

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL
Eric J. Lynch	Same	188-10-0A-035.00
Andria N. Lynch		
2116 Glenn Haven Drive		
Nolensville, TN 37135		

WARRANTY DEED

For and in consideration of the sum of **TWO HUNDRED FOURTEEN THOUSAND DOLLARS ($214,500.00)** cash in hand paid, the receipt of which is hereby acknowledged, We, **REGAL HOMES CO., a Tennessee corporation**, GRANTOR, have bargained and sold, and by these presents do transfer and convey unto the said **ERIC J. LYNCH and wife, ANDRIA N. LYNCH**, GRANTEE herein, Their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot 35, as shown on the map entitled Carothers Crossing, Phase 2, Section 1, Lots 21-61, of record in Instrument No. 20070807-0093924, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Regal Homes Inc., by deed of record as instrument number 20100923-0075704, said Register's Office of Davidson County, Tennessee. Regal Homes Inc. now being known as Regal Homes, Co.

Declaration of Covenants, Conditions, Liens, Easements and Restrictions, including, but not limited to, easements, assessments, special assessments, charges and liens, contained in an instrument of record in Instrument No. 20070627-0076582, made applicable in Instrument No. 20070821-0099817, amended in Instrument No. 20080515-0049892, said Register's Office.

Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage of record in Instrument no. 20070703-0079178, said Register's Office.

Easement for pipeline of record in Book 4588, Page 484, said Register's Office.

Easement and Memorandum of Agreement of record in Instrument No. 20070123-0009057, said Register's Office.

Storm Water Detention Agreement of record in Instrument No. 20070702-0078659, said Register's Office.

Property is commonly known as: 2116 Glenn Haven Drive, Nolensville, TN 37135.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, His heirs and assigns, forever. And We do covenant with the said GRANTEE that We are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And We do further covenant and bind ourselves, our heirs and representatives to warrant and forever defend the title to the said land and to the said GRANTEE, His heirs and assigns against the lawful claims of all persons, whomsoever.

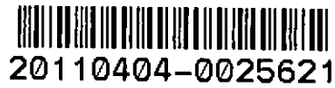
Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 31 day of March, 2011.

Vice Pres

REGAL HOMES CO.
STEVEN D. REIGLE, VICE PRESIDENT

BILL GARRETT, Davidson County
Trans:T20110019467 DEEDWARR
Recvd: 04/04/11 11:14 2 pgs
Fees:13.00 Taxes:793.65



20110404-0025621

State of Tennessee)
County of Cheatham)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Steven D. Reigle**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to the **Vice-President of Regal Homes Co.**, and that he as such Vice-President, executed the foregoing instrument for the purposes therein contained, by signing the name of the company by himself as such president.

Witness my hand and official seal at Ashland City, Tennessee, this the 31 day of March, 2011.

SPENCER HAMLIN
NOTARY PUBLIC AT LARGE
CHEATHAM COUNTY, TENN.

NOTARY PUBLIC
My Commission Expires: 12/1/12

State of Tennessee)
County of Davidson)

The actual consideration for this transfer or value of property (whichever is greater) is $214,500.00.

This is equal to or greater than the property would bring at a fair and voluntary sale.

AFFIANT

Sworn to and subscribed before me this the 31 day of March, 2011.

SPENCER HAMLIN
NOTARY PUBLIC AT LARGE
CHEATHAM COUNTY, TENN.

NOTARY PUBLIC
My Commission Expires: 12/1/12